

OK

89866

WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS, That TRANSAMERICA FINANCIAL SERVICES

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by DONALD D. BREHM and ANNA MAE BREHM, husband and wife, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 7 and the North 10 feet of Lot 6, Block 4, LENNOX, in the County of Klamath, State of Oregon.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except regulations, including levies, liens and utility assessments of the city of Klamath Falls and conditions and restrictions as shown on the recorded plat of Lenox.

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whosoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 11,500.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole part of the consideration (indicate which). (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this day of July, 1988; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

TRANSAMERICA FINANCIAL SERVICES

By: John P. Ginter

STATE OF OREGON,

County of Klamath

) ss.

STATE OF OREGON, County of Klamath July 29, 1988

Personally appeared John P. Ginter

XMM

Personally appeared the above named

each for himself and not one for the other, did say that the former is the Manager

and acknowledged the foregoing instrument to be voluntary act and deed.

Before me:

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires:

Financial Services, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Landra Handsaker

Notary Public for Oregon

My commission expires: 7-23-89

(OFFICIAL SEAL)

(If executed by corporation, affix corporate seal)

GRANTOR'S NAME AND ADDRESS

GRANTOR'S NAME AND ADDRESS

After recording return to:

Donald D. & Anna Mae Brehm
4039 Lawn
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Unless a change is requested all tax statements shall be sent to the following address.

Same as above

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath

) ss.

I certify that the within instrument was received for record on the 29th day of July, 1988, at 4:31 o'clock P.M., and recorded in book/reel/volume No. M88 on page 12231 or as fee/file/instrument/microfilm/reception No. 89866, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn County Clerk

NAME

TITLE

Fee \$8.00

By: Dennis M. McDaniel Deputy